



# తెలంగాణ రాజ పత్రము THE TELANGANA GAZETTE

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## NOTIFICATIONS BY GOVERNMENT

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### MUNICIPAL ADMINISTRATION AND URBAN DEVELOPMENT DEPARTMENT

*(Plg.I (1))*

VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM RECREATIONAL USE ZONE TO COMMERCIAL USE SITUATED AT MADHAPUR, SERILINGAMPALLY (V&M), R.R. DISTRICT - CONFIRMATION,

*[G.O.Ms. No. 10, Municipal Administration & Urban Development (Plg.I (1)), 9<sup>th</sup> January, 2020.]*

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use envisaged in the notified Master Plan of CDA vide G.O.Ms.No.538, MA & UD, dt:20.10.2001, as required by sub-section (1) of the said section.

### VARIATION

The site in Plot No. 30 in Sy.No.62/P situated at Madhapur, Serilingampally (V&M), Ranga Reddy District to an extent of 445.86 Sq. Mts. which is presently earmarked for Recreational use Zone in the notified Master Plan of CDA vide G.O.Ms.No.538, MA & UD, dt:20.10.2001 is now designated as Commercial use zone **subject to the following conditions:**

- The owner/applicant is solely responsible for any mis-representation with regard to ownership/title, land ceiling clearance etc., and they responsible for any damage claimed by any one on account of change of land use proposed.
- The applicant shall comply the conditions laid down in the G.O.Ms.No: 168, dt: 07.04.2012.
- The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
- If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
- The CLU orders shall not be used as proof of the title of the land.
- The applicant has to fulfill any other conditions as may be imposed by the competent authority.

- g) The CLU does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.
- h) The applicant shall demolish existing building falling in the setbacks if any as per G.O.Ms.No: 168, dt: 07.04.2012.
- i) The applicant shall follow the conditions mentioned in the NOC issued by the Joint Collector vide Lr.No.E1/362/2017, dt: 28.02.2018.

#### **SCHEDULE OF BOUNDARIES**

<b>NORTH</b>	:	Open Plot.No.9.
<b>SOUTH</b>	:	Open Plot.No.31.
<b>EAST</b>	:	Neighbours land.
<b>WEST</b>	:	40 ft. wide kacha road.

#### **VARIAION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM RESIDENTIAL USE TO COMMERCIAL USE IN ALWAL (V&M), MEDCHAL-MALKAJIGIRI DISTRICT - CONFIRMATION.**

***[G.O.Ms. No. 11, Municipal Administration & Urban Development (Plg.I (1)), 9<sup>th</sup> January, 2020.]***

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use envisaged in the erstwhile HUDA area for Kukatpally Segment issued in G.O.Ms.No.288, MA, dt:03.04.2008, as required by sub-section (1) of the said section.

#### **VARIATION**

The site is in Plot bearing No's. 1, 2, 15 and 16 in Sy.No.369/P situated at Alwal (V), Alwal (Mandal) (Earlier Malkajigiri Mandal), Medchal - Malkajigiri Dist. (Earlier R.R. Dist.) for an extent of Ac.0-35.48 Gts. or 4292.95 Sq. Yds. or 3589.42 Sq. Mtrs. which is presently earmarked for Residential Zone as per the erstwhile HUDA Master Plan for Kukatpally Zone segment which was approved by the Government vide G.O.Ms.No.288, MA & UD, dt:03.04.2008 is now designated as Commercial Use zone **subject to the following conditions:**

- a) The applicant shall handover the Master Plan road affected area if any to the local body through registered gift deed at free of cost.
- b) The applicant shall comply the conditions laid down in the G.O.Ms.No:168, dt: 07.04.2012 and in the G.O.Ms.No:288, dt: 03-04-2008.
- c) The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
- d) The applicant has to realign the electrical line along the main road which is passing through their site at their own cost.
- e) Abutting to the north side compound wall, an open drain is existing. Therefore applicant has to construct proper storm water channel at his own cost up to their extent.
- f) The applicant is the whole responsible if any discrepancy occurs in the ownership aspects and ULC aspects and if any litigations occurs, the CLU orders will be withdrawn without any notice.
- g) If there is any court case is pending in court of law, the applicant/developer shall be responsible for settlement of the same and if any court orders against the applicant/developers, the approved CLU orders will be withdrawn and deemed to have been cancelled without notices and action will be taken as per law.

- h) The Government reserves the right to cancel the CLU orders, if it is found that the permission is obtained by fraud, misrepresentation or by mistake of facts.
- i) The CLU orders shall not be used as proof of the title of the land. The CLU orders shall not mean responsibilities or clearance of ownership of the site and easement rights.
- j) The applicant shall not disturb the Natural position of the Nala/Channel if any passing through the site.
- k) The applicant has to fulfill any other conditions as may be imposed by the competent authority.
- l) The CLU does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.

#### **SCHEDULE OF BOUNDARIES**

<b>NORTH</b>	:	60 feet wide BT surface road.
<b>SOUTH</b>	:	30 feet wide partly kutchra and partly CC surface road (in front of the site under reference, the road surface is kutchra).
<b>EAST</b>	:	Existing Residential buildings in Sy.No.369 of Alwal Village.
<b>WEST</b>	:	Neighbours vacant land in Sy.No.368 of Alwal Village.

VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM PARTLY PUBLIC AND SEMI PUBLIC USE AND PARTLY RECREATIONAL USE TO RESIDENTIAL USE SITUATED AT DARGA HUSSAIN SHAWALI, SERILINGAMPALLY - CONFIRMATION.

*[G.O.Ms.No.12, Municipal Administration & Urban Development (Plg.I (1)), 9<sup>th</sup> January, 2020.]*

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use envisaged in the notified Master Plan of CDA vide G.O.Ms.No.538, MA & UD, dt:20.10.2001, as required by sub-section (1) of the said section.

#### **VARIATION**

The site in H.No. 1-86, 1-86/2, 1-86/4, 1-86/6 & 1-86/7 in Sy.Nos.10 & 11 situated at Darga Hussain Shawali, Serilingampally to an extent of 2023.36 Sq. Mts., which is presently earmarked for Partly Public and Semi Public Use and Partly Recreational use as per the notified Master Plan of CDA vide G.O.Ms.No.538, MA & UD dt: 20.10.2001 is now designated as Residential use zone **subject to the following conditions:**

- a) The Owner / applicant is solely responsible for any misrepresentation with regard to ownership / title, land ceiling clearance etc., and they responsible for any damage claimed by any one on account of change of land use proposed.
- b) The applicant shall comply the conditions laid down in the G.O.Ms.No:168, dt: 07.04.2012.
- c) The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
- d) If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
- e) The CLU orders shall not be used as proof of the title of the land.
- f) The applicant has to fulfill any other conditions as may be imposed by the competent authority.
- g) The Change of Land use does not bar any public agency including HMDA / Local Authority to acquire land for any public purpose as per law.
- h) The applicant shall demolish any existing building falling in the setbacks if any as per G.O.Ms.No.168, MA, dt:07.04.2012.

- i) The applicant shall follow the conditions mentioned in the NOC issued by the Irrigation Department vide Lr.No.EE/NTD/DEE-2/2018/516, dt: 16.04.2018.
- j) The applicant shall hand over the area affected by the proposed 60 ft. wide Master Plan road in favour of GHMC before undertaking Any development on the site u/r as per the NOC issued by the GHMC.

#### **SCHEDULE OF BOUNDARIES**

<b>NORTH</b>	:	Existing approach road.
<b>SOUTH</b>	:	JMR White Lotus apartments.
<b>EAST</b>	:	Mosque and Neighbours Residential Buliding No. 1-86/3.
<b>WEST</b>	:	Saffroni School.

VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM RESIDENTIAL USE TO COMMERCIAL USE SITUATED AT KONDAPUR VILLAGE, SERILINGAMPALLY (M), R.R. DISTRICT-CONFIRMATION.

*[G.O.Ms. No. 13, Municipal Administration & Urban Development (Plg.I (1)), 9<sup>th</sup> January, 2020.]*

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use envisaged in the Notified Revised Master Plan-2021 vide G.O.Ms.No.288, MA&UD Department, dated:03.04.2008, as required by sub-section (1) of the said section.

#### **VARIATION**

The site is in Plot No. 9, Sy. No. 190 part situated at Kondapur Village, Serilingampally (M), RR District to an extent of 710.60 Sq. Mts. which is presently earmarked for Residential use zone as per the notified Revised Master Plan-2021 vide G.O.Ms.No.288, MA & UD, dt:03.04.2008 is now designated as Commercial Use zone **subject to the following conditions:**

- a) The owner/applicant is solely responsible for any misrepresentation with regard to ownership/title, land ceiling clearance etc., and they responsible for any damage claimed by any one on account of change of land use proposed.
- b) The applicant shall comply the conditions laid down in G.O.Ms No. 168, MA, dt:07.04.2012.
- c) The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
- d) If any dispute occurs regarding ownership of the applicant will be the whole responsible for that.
- e) The CLU orders shall not be used as proof of any title of the Land.
- f) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- g) The Change of land use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.
- h) The applicant shall demolish the existing building falling in the setbacks if any as per G.O.Ms No. 168, MA, dt:07.04.2012.
- i) If the conversion charges are not paid within the stipulated time, permission will be withdrawn without any further notice.
- j) The applicant shall follow the conditions mentioned in NOC issued by Collector & District Magistrate, Ranga Reddy District [Revenue Department] vide LR.No.E1/1380/17, dt: 08.03.2018.

#### **SCHEDULE OF BOUNDARIES**

<b>NORTH</b>	:	50 feet wide katcha surface road.
<b>SOUTH</b>	:	Vacant Plot and Stilt + 4 floors Residential Building.
<b>EAST</b>	:	Vacant Plot.
<b>WEST</b>	:	100 feet wide BT surface road.

**DRAFT VARIATION TO THE HYDERABAD METROPOLITAN DEVELOPMENT AUTHORITY FOR CHANGE OF LAND USE FROM MULTIPLE USE TO MANUFACTURING USE IN JEEDIMETLA (V), QUTUBULLAHPUR (M), MEDCHAL DISTRICT - CONFIRMATION.**

**[G.O.Ms. No.14, Municipal Administration & Urban Development (Plg.I (1)), 9<sup>th</sup> January, 2020.]**

In exercise of the powers conferred by sub-section (1) of Section 15 of Hyderabad Metropolitan Development Authority Act, 2008 (Act No. 8 of 2008), the Government hereby makes the following variation to the land use in the Erstwhile HUDA Master Plan for Kukatpally zone segment which was notified by the Government vide G.O.Ms.No.288, MA & UD, dt:03.04.2008, as required by sub-section (1) of the said section.

**DRAFT VARIATION**

The site in Plot bearing Nos.100 North Part & 100 South Part in Sy.Nos.285, 286, 287 & 288 situated at Jeedimetla(V), Qutubullahpur(M), Medchal-Malkajgiri District to an extent of 1400 Sq. Yds., equivalent to 1170.40 Sq. Mts. which is presently earmarked for Multiple use zone as per the Erstwhile HUDA Master Plan for Kukatpally zone segment which was notified by the Government vide G.O.Ms.No.288, MA & UD, dt:03.04.2008 is now designated as Manufacturing use zone for setting up Green Category Industry (line of activity polythene and plastic processed products manufacturing (Virgin Plastic) Industry **subject to the following conditions:**

- 1) The applicant has to form BT surface road at the time of taking building permission from the Competent Authority/ GHMC.
- 2) The applicant shall handover Masterplan road affected area if any to the local body through registered gift deed at free of cost.
- 3) In case of expansion or any change in manufacturing process, raw material or products a fresh application shall be submitted.
- 4) The applicant shall comply the conditions laid down in G.O.Ms.No.168, MA, dt:07.04.2012 & G.O.Ms.No.288, dt:03.04.2008.
- 5) All the rules and regulations notified by the Ministry of Environment and Forests, Government of India shall be followed.
- 6) The industry shall develop thick green belt with all growing trees in all round within the setback and in all the vacant places within the plant premises.
- 7) The applicant shall obtain prior permission from GHMC before undertaking any development on the site under reference.
- 8) The applicant is whole responsible if any discrepancy occurs in the ownership aspects & ULC aspects & if any litigations occurs, the change of land use orders will be withdrawn without any notice.
- 9) If there is any court case is pending in court of law, the applicant/developer shall be responsible for settlement of the same and if any court orders against the applicant/developers, the approved CLU orders will be withdrawn and deemed to have been cancelled without notices and action will be taken as per law.
- 10) The Government reserves the right to cancel the CLU orders, if it is found that the permission is obtained by fraud misrepresentation or by mistake of facts.
- 11) The CLU orders shall not be used as proof of any title of the Land. The CLU orders shall not mean responsibilities or clearance of ownership of the site and easement rights.
- 12) The Conversion charges /change of land use charges are not paid within 30 days, the order of CLU will be withdrawn without any further notice.
- 13) The applicant shall not disturb the natural position of the Nala/Channel if any passing through the site.

- 14) The applicant has to fulfill any other conditions as may be imposed by the Competent Authority.
- 15) The Change of Land Use does not bar any public agency including HMDA/Local Authority to acquire land for any public purpose as per law.

**SCHEDULE OF BOUNDARIES**

<b>NORTH</b>	:	Plot No. 99 in Sy. No.285 of Jeedimetla (V).
<b>SOUTH</b>	:	Plot No. 101 in Sy. No.285 of Jeedimetla (V).
<b>EAST</b>	:	Existing 12 Mts. wide kutcha surface road.
<b>WEST</b>	:	Plot No. 94 in Sy. No.285 of Jeedimetla (V).

**ARVIND KUMAR,**  
*Principal Secretary to Government.*

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